

STATE MS. - DESOTO CO.

JUN 30 9 56 AM '95

DESOTO PARTNERS, A TENNESSEE
GENERAL PARTNERSHIP,
GRANTOR

BK 287 PG 443
WARRANTY W.E. DAVIS CH. CLK.
By Cleveland A
DEED

TO

FARMOR, L.L.C., A TENNESSEE
LIMITED LIABILITY COMPANY
GRANTEE

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid and other good and valuable considerations, the receipt of all of which is hereby acknowledged, DESOTO PARTNERS, A TENNESSEE GENERAL PARTNERSHIP, COMPRISED OF B.F. MAYER, JR., B.F. MAYER, III AND W.M. MAYER, does hereby sell, convey and warrant unto FARMOR, L.L.C., A TENNESSEE LIMITED LIABILITY COMPANY, the land lying and being situated in DeSoto County, Mississippi, more particularly described as follows, to-wit:

(See Exhibit "A" Attached Hereto for Legal Description)

The warranty in this Deed is subject to rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect in DeSoto County, Mississippi, all applicable building restrictions and restrictive covenants of record and further subject to covenants and restrictions set out in Warranty Deed recorded in Warranty Deed Book 209, Page 239, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Taxes for the year 1995 not yet due and payable and which are prorated and assumed by Grantee. Possession is to be given with delivery of Deed.

WITNESS the signature of the duly authorized general partner of Grantor, this the 27th day of June, 1995.

DESOTO PARTNERS, A TENNESSEE GENERAL
PARTNERSHIP

BY: B.F. Mayer, III
B.F. Mayer, III, Authorized General Partner

STATE OF TENNESSEE
COUNTY OF SHELBY

PERSONALLY appeared before me, the undersigned authority in and for the said County and State, on this 27th day of June, 1995, within my jurisdiction, the within named B.F. Mayer, III, who acknowledged that he is the Authorized General Partner of Desoto Partners, a Tennessee General Partnership, and that for and on behalf of said partnership, and as its act and deed he executed the above and foregoing instrument, after first having been duly authorized by said partnership so to do.



Sandra K. Nichols
Notary Public

Grantor's Address:

1672 Shelby Oaks Drive
Memphis, TN 38134
Phone: 901-382-2462

Grantee's Address:

P.O. Box 18388
Memphis, TN 38181-0388
Phone: 901-363-0513

THIS INSTRUMENT PREPARED
BY AND RETURN TO:

Richard C. Raines
McDonnell Dyer
P.O. Box 775000
Memphis, TN 38177-5000
901-537-1000

EXHIBIT A LEGAL DESCRIPTION

the Northwest Quarter of
A 17.01 acre tract in Section 25, Township 1 South, Range 6 West, DeSoto County, Mississippi, more particularly described as follows:

Commencing at a found P.K. nail at the northwest corner of Section 25, Township 1 South, Range 6 West, DeSoto County, Mississippi; thence S 00°33'57" W along the west line of said Section 25 and the centerline of Hacks Cross Road a distance of 2,309.66 feet to a found P.K. nail; thence S 89°24'56" E a distance of 40.0 feet to a found iron pin on the east line of Hacks Cross Road and the point of beginning; thence N 00°33'57" E along the said east line of Hacks Cross Road a distance of 709.99 feet to a point of curvature; thence northeasterly and along a curve to the right, having a radius of 40 feet an arc distance of 62.84 feet (chord N 45°34'31" E, 56.58 feet) to a point of tangency; thence S 89°24'56" E a distance of 947.85 feet to a point on the approximate centerline of an existing sanitary sewer line; thence S 00°29'33" W along said approximate centerline a distance of 750.0 feet to a point on the north line of Holiday Inns of America Property, recorded in Book 78, Page 543 at the Chancery Clerk's office in DeSoto County; thence N 89°24'56" W along the said North line of Holiday Inns of America Property a distance of 988.82 feet to the point of beginning and containing 740,914.55 square feet or 17.01 acres, more or less.

Also, a non-exclusive right of way access easement for ingress and egress over, across and upon that portion of the hereinafter described property, expiring at such time as such property has been accepted for dedication as a public right of way thoroughfare. The property more particularly described as follows:

Commencing at a found p.k. nail at the northwest corner of Section 25, Township 1 South, Range 6 West, DeSoto County, Mississippi; thence South 00 degrees 33 minutes 57 seconds West along the west line of said Section 25 and the centerline of Hacks Cross Road a distance of 2,039.66 feet to a found p.k. nail; thence South 89 degrees 24 minutes 56 seconds East a distance of 40.0 feet to a found iron pin on the east line of Hacks Cross Road; thence North 00 degrees 33 minutes 57 seconds East along the said east line of Hacks Cross Road a distance of 709.99 feet to the point of beginning at a point of curvature; thence northeasterly and along a curve to the right, having a radius of 40 feet an arc distance of 62.84 feet (chord North 45 degrees 34 minutes 31 seconds East, 56.58 feet) to a point of tangency; thence South 89 degrees 24 minutes 56 seconds East a distance of 565.0 feet to a point; thence North 00 degrees 35 minutes 04 seconds East 68.00 feet to a point; thence North 89 degrees 24 minutes 56 seconds West, 605.00 feet to a point on the east line of Hacks Cross Road; thence South 00 degrees 33 minutes 57 seconds West, along said east line, 108.01 feet to the point of beginning and containing 38,764 square feet, more or less, and being in the Northwest Quarter of Section 25, Township 1 South, Range 6 West, Desoto County, Mississippi.

Indexing Instrument: Northwest Quarter of Section 25, Township 1 South, Range 6 West, Desoto County, Mississippi.